



# Gillespie Field Development Council



## **A Joint Powers Agreement Between the City of El Cajon and County of San Diego**

*Airport Administration Building ♦ 1960 Joe Crosson Drive ♦ El Cajon, California 92020-1236 ♦ (619) 956-4800*

Robert Parker  
*Chairman*

Jerry Hollingsworth  
*Councilman*

Cliff Leary  
*Vice Chairman*

Phyllis Trombi  
*Councilwoman*

*Councilman*

### **DRAFT – SUBJECT TO GFDC APPROVAL January 15, 2008 MINUTES OF November 20, 2007**

<b><u>MEMBERS PRESENT</u></b>	<b><u>STAFF PRESENT</u></b>
Robert Parker	Pete Drinkwater
Cliff Leary	Lee Ann Lardy
Jerry Hollingsworth	Reggie Angquico

\*For others present, sign-in sheet is available in the Administration Building office.

#### **1. ROLL CALL**

Chairman Parker called the meeting to order at 6:07 p.m. Ms. Trombi was not present.

#### **2. APPROVAL OF MINUTES**

Approval of the September minutes was postponed until next meeting. There were not enough votes for a quorum since Mr. Hollingsworth was not present last meeting.

#### **3. CHAIRMAN'S REPORT**

Mr. Parker expressed his sympathy for those who lost their love ones and property during the firestorm. He praised the emergency responders and County Airports for serving as a staging area for personnel and equipment.

4. AIRPORTS DIRECTOR UPDATE

Mr. Drinkwater reported that during the firestorm, Cal Fire established forward air attack bases for fire fighting helicopters at Fallbrook Airpark and Gillespie Field. Extra fixed wing air tankers were brought into Ramona Airport and a ground based fire fighting camp was established on the 70 acres (former Cajon Speedway) at Gillespie Field. More than 1,200 aircraft sorties were flown and over 1,000 fire fighting and support personnel were based at County Airports. An animal shelter for horses and other animals was established on airport property at Weld/Cuyamaca 41 acres near Gillespie Field. This animal evacuation shelter quickly grew to housing more than 100 animals throughout the fire disasters. Horses, goats, sheep, pigs, chickens, dogs, cats, and other animals, even turtles were brought to board at this shelter area. More than 50 volunteers managed and maintained this shelter.

Mr. Drinkwater gave an update on behalf of Roger Griffiths. He stated that the construction on the west end tie down ramp will begin on December 2007. The perimeter road and transient ramp repairs should be finished by the end of November. The Runway End Identification Lights (REIL) will be functional soon and on December 3<sup>rd</sup> 2007, the Precision Approach Path Indicator (PAPI) lights will be installed.

5. AIRPORT MANAGER UPDATE

Mr. Griffiths was not available to present his report, please see Airports Director Update above.

6. REAL PROPERTY UPDATE

Update Cajon Air Center Development Schedule – Ms. Lardy stated that the Cajon Air Center Development schedule has been revised to reflect the current status and is posted on the website. The Environmental Impact Report (EIR) was completed and was sent to the Federal Aviation Administration (FAA) for review. The 45 day public review will start January 2008 to February 2008. The comments during this period will be considered in creating the Final EIR and will then be submitted to the Board of Supervisors. In April 2008, the Final EIR will be presented to the GFDC for recommendation to the Board of Supervisors. The County Board Hearing for certification of the project will be around May 2008. This will be followed by infrastructure development, Request For Proposal for hangar development and actual construction which will be around the year 2010. For further information please visit our: webpage at: <http://www.sdcountry.ca.gov/dpw/airports/cajoncenter.html> .

Aviation Rents and Fees Practices – Ms. Lardy explained that “Rent” is County’s fair and reasonable compensation for allowing the use of its land by private businesses to make a profit. Board Policy and Grant

Assurances requires that County Airports should receive Fair Market Value for rent of Airport land to private businesses. "Fee" is reimbursement of staff costs to provide services, such as processing loan documents, requested by Lessees/Sublessees. Board Policy says County Staff must receive full cost recovery for services performed for private businesses. To see the PowerPoint presentation, please go to the following link <http://www.sdcounty.ca.gov/dpw/airports/gfdminutes.html>

Mr. Parker inquired if the lease improvements for the Cajon Air Center will be \$5000/acre per year.

Ms. Lardy replied that it has not yet been determined but the FAA views the \$5000 improvements per year as being too low.

Mr. Leary asked for clarification whether the industrial leases support aviation leases or if they are totally separate.

Ms. Lardy explained that under the grant assurances, there is no provision to charge one party more to support another party. The income from the industrial business benefits the whole airport system and not just Gillespie Field.

Mr. Parker asked if County Airports is using 9% return on industrial land and what the latest appraisal is for square foot.

Ms. Lardy confirmed the 9% and stated that the Weld property was appraised at \$12/square foot two years ago.

7. OPPORTUNITIES FOR MEMBERS OF THE PUBLIC TO ADDRESS THE GILLESPIE FIELD DEVELOPMENT COUNCIL ON MATTERS NOT PREVIOUSLY DISCUSSED

There was no public comment.

8. OLD BUSINESS

There was no Old Business

9. NEW BUSINESS

There was no New Business.

Mr. Parker adjourned the meeting at 7:15 p.m. The next meeting of the Gillespie Field Development Council will be at 6 p.m., Tuesday, January 15, 2008 in City Council Chambers, 200 E. Main Street, El Cajon.

By \_\_\_\_\_  
Reggie Angquico